

TEXAS AVENUE CORRIDOR STUDY  
PROPERTY INVENTORY SURVEY FORM

Property ID: R39133

Property Information

property address: 3413 S TEXAS AVE

legal description: RIDGECREST, BLOCK 1, LOT 1 (PT OF)

owner name/address: DABBS R C INC

PO BOX 786

BRYAN, TX 77806-0786

full business name:

land use category: commercial-retail

type of business: storage/warehouse

current zoning: C2

occupancy status: occupied

lot area (square feet): 14,600

frontage along Texas Avenue (feet):

lot depth (feet):

sq. footage of building: 4,512

property conforms to: ☐ min. lot area standards ☐ min. lot depth standards ☐ min. lot width standards

Improvements

# of buildings: 1 building height (feet): 18 # of stories: 1

type of buildings (specify): Metal

building/site condition: 2

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify)

approximate construction date: 1990

accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no

sidewalks along Texas Avenue: ☐ yes ☒ no

other improvements: ☐ yes ☒ no (specify)

(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no

☐ dilapidated ☐ abandoned ☐ in-use

# of signs: 0

type/material of sign:

overall condition (specify):

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify)

Off-street Parking

improved: ☐ yes ☒ no parking spaces striped: ☐ yes ☐ no

# of available off-street spaces: 0

lot type: ☐ asphalt ☐ concrete ☐ other

space sizes:

sufficient off-street parking for existing land use: ☐ yes ☐ no

overall condition:

end islands or bay dividers: ☐ yes ☒ no

landscaped islands: ☐ yes ☒ no

